



COMHAIRLE CHONTAE LAOISE

LAOIS COUNTY COUNCIL

Long Term Leasing Proposal Form

The information provided here will be used to determine if the proposed properties are potentially suitable for long-term leasing and if the estimated market rents are appropriate.

Responses by the relevant local authority represent an initial expression of interest, or otherwise, in the proposal, and do not represent a legally binding commitment to lease the homes.

Please complete all sections and submit to Leasing Section, Housing Department, Laois County Council, Áras an Chontae, Portlaoise, Co. Laois, R32 EHP9 or by e-mail to leasing@laoiscoco.ie.

If you wish to propose more than one property, please complete an additional Section B of this form for each property.

For further information please contact (057) 866 4000 or leasing@laoiscoco.ie.

Section A: Proposer Details

Proposer name	
Proposer type: e.g. individual, equity fund, investment bank	
Contact name (if different)	
Proposer's address	
Contact's telephone number	
Contact's e-mail address	
Preferred Lease Term: *Minimum term is 10 years and maximum is 25 years	

Property Maintenance

Please select your preference for who will maintain the property during the term of the lease. If the non-structural maintenance is carried out by Laois County Council, the property owner will receive up to 80% of the market rent (85% for apartments with a significant management company fee). If the property owner is responsible for the non-structural maintenance of the property, they will receive up to 92% of the market rent (95% for apartments with a significant management company fee).

Please select by placing an X in the appropriate box.

Non-structural maintenance of the property will be the responsibility of Laois County Council during the lease term.		Non-structural maintenance of the property will be the responsibility of the Property Owner during the lease term.	
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Section B: Overview of proposed property

Property Address	
EIRCODE	
Property Type*	
Number of Bedrooms	
BER Rating (Laois County Council's minimum requirement is B2 Ber Rating)	
Floor Area (m²)	
Is the property fully completed?	
Is the property compliant with all planning and technical requirements?	
Are all Part V requirements (if any) satisfied?	
Please provide details of the structural guarantee on the property	
Is the property subject to annual management fees:	
Is the property Vacant?	
Proposed Market Rent**	

** For example, detached house, semi-detached house, terrace house, apartment (ground floor), apartment (first floor or above), bungalow*

***Market rent estimates for a property must be supported by reference to three comparable properties in the locality. The comparable properties must be currently available on the market or recently let properties. Alternatively you may use Laois County Council's table of approved quarterly Market Rents and note on this form that you are doing so.*

Signed: _____

Date: _____

In the table below, please provide information on three comparable properties used to support the market rent estimated above.

Property Address	
Property Type	
Number of Bedrooms	
Market Rent	
Link to advertisement (if applicable)	

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Property Type	
Number of Bedrooms	
Market Rent	
Link to advertisement (if applicable)	

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Property Type	
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